

TEXAS AVENUE CORRIDOR STUDY  
PROPERTY INVENTORY SURVEY FORM  
GROUP 3

Property ID: R28150

44/45

Property Information

property address: 1702 CAVITT  
legal description: GLENWOOD CHURCH, LOT 10  
owner name/address: BOWLES, LARRY A  
PO BOX 88  
WEST POINT, TX 78963-0088  
full business name: \_\_\_\_\_  
land use category: SF-Res type of business: \_\_\_\_\_  
current zoning: MU-2 occupancy status: Occupied  
lot area (square feet): 7500 frontage along Texas Avenue (feet): NA  
lot depth (feet): 125 sq. footage of building: 1432  
property conforms to: ☒ min. lot area standards ☒ min. lot depth standards ☒ min. lot width standards 60

Improvements

# of buildings: 1 building height (feet): 15 # of stories: 1  
type of buildings (specify): Wood  
building/site condition: 4

buildings conform to minimum building setbacks: ☒ yes ☐ no (if no, specify) \_\_\_\_\_

approximate construction date: 1953 accessible to the public: ☐ yes ☒ no  
possible historic resource: ☐ yes ☒ no sidewalks along Texas Avenue: ☐ yes ☒ no  
other improvements: ☐ yes ☒ no (specify) \_\_\_\_\_  
(pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

☐ yes ☒ no ☐ dilapidated ☐ abandoned ☐ in-use  
# of signs: \_\_\_\_\_ type/material of sign: \_\_\_\_\_  
overall condition (specify): \_\_\_\_\_  
removal of any dilapidated signs suggested? ☐ yes ☐ no (specify) \_\_\_\_\_

Off-street Parking

improved: ☒ yes ☐ no parking spaces striped: ☐ yes ☐ no # of available off-street spaces: 3  
lot type: ☐ asphalt ☐ concrete ☐ other gravel  
space sizes: \_\_\_\_\_ sufficient off-street parking for existing land use: ☒ yes ☐ no  
overall condition: \_\_\_\_\_  
end islands or bay dividers: ☐ yes ☒ no landscaped islands: ☐ yes ☒ no

**Curb Cuts on Texas Avenue**

how many: \_\_\_\_\_ curb types: ☐ standard curbs ☐ curb ramps curb cut closure(s) suggested? ☐ yes ☐ no  
if yes, which ones: \_\_\_\_\_

meet adjacent separation requirements: ☐ yes ☐ no meet opposite separation requirements: ☐ yes ☐ no

**Landscaping**

☒ yes ☐ no (if none is present) is there room for landscaping on the property? ☒ yes ☐ no  
comments: \_\_\_\_\_

**Outside Storage**

☒ yes ☐ no (specify) RV, Boat  
(Type of merchandise/material/equipment stored)

dumpsters present: ☐ yes ☒ no are dumpsters enclosed: ☐ yes ☒ no

**Miscellaneous**

is the property adjoined by a residential use or a residential zoning district?  
☒ yes ☐ no (circle one) residential use residential zoning district  
is the property developable when required buffers are observed? ☒ yes ☐ no  
if not developable to current standards, what could help make this a developable property?

accessible to alley: ☐ yes ☒ no

**Other Comments:**

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